

# **\$314,500 - 2207, 505 Railway Street W, Cochrane**

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MLS® #A2196726

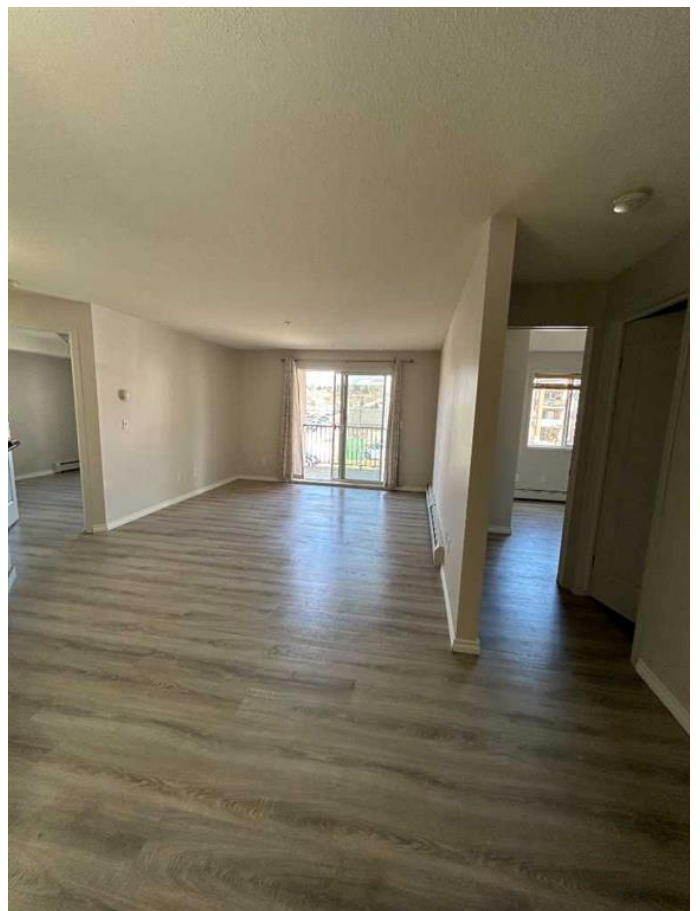
**\$314,500**

2 Bedroom, 2.00 Bathroom, 891 sqft

Residential on 0.02 Acres

Downtown, Cochrane, Alberta

Welcome home! This stunning 2-bedroom, 2-bathroom condo is perfectly situated on the 2nd floor, offering both comfort and convenience. With over 830 sqft of thoughtfully designed living space, this home boasts a modern open floor plan that feels spacious and inviting. Step inside to find sleek, wide-plank luxury flooring that complements a neutral-toned aesthetic, creating a bright and airy ambiance. The expansive living room flows seamlessly into the dining area and kitchen, making it ideal for entertaining or simply relaxing. From the living room, step onto your covered balcony—perfect for morning coffee or unwinding in the evening. The stylish kitchen features a breakfast bar, light wood cabinetry, and ample counter space, providing both functionality and charm. The spacious primary suite boasts a walk-in closet and a private 3-piece ensuite, offering a serene retreat. The second bedroom is also generously sized, perfect for guests, a home office, or additional living space. For added convenience, this condo includes a 4-piece main bathroom, a dedicated in-suite laundry room, and one assigned parking stall. Located in a prime area, you™ll be just minutes from restaurants, shopping, a movie theatre, walking paths, and more! Whether you™re a first-time buyer, downsizing, or looking for an investment property, this condo has everything you need. Don™t miss out—schedule your viewing today!



Built in 2006

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2196726    |
| Price          | \$314,500   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 891         |
| Acres          | 0.02        |
| Year Built     | 2006        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Apartment   |
| Status         | Active      |

## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2207, 505 Railway Street W |
| Subdivision | Downtown                   |
| City        | Cochrane                   |
| County      | Rocky View County          |
| Province    | Alberta                    |
| Postal Code | T4C 2K9                    |

## Amenities

|                |                              |
|----------------|------------------------------|
| Amenities      | Elevator(s), Visitor Parking |
| Parking Spaces | 1                            |
| Parking        | Assigned, Stall              |

## Interior

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer   |
| Heating           | Baseboard                                           |
| Cooling           | None                                                |
| # of Stories      | 4                                                   |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony                         |
| Construction      | Vinyl Siding, Wood Frame, Stone |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 24th, 2025 |
| Days on Market | 66                  |
| Zoning         | C-G                 |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|



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